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Exempt under provisions of Paragraph e, Section 4, Real Estate Transfer Tax Act.

25918784

WARRANTY-DEED IN TRUST

The above space for recorder's use only

1-9038-C2

THE INDENTURE WITNESSETH, That the Grantor, ANGELINE R. GULINO, a widow and not since remarried of the County of Cook and State of Illinois, for and in consideration of the sum of Ten Dollars (\$ 10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey S and Warranty S unto FORD CITY BANK AND TRUST CO., a banking corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 9th day of June, 1981, and known as Trust Number 3593, the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 43 in Frank De Lugach's Steven Acres a subdivision of the South West quarter of the South West quarter of Section 12, Township 37 North, Range 12, East of the Third Principal Meridian in Cook County, Illinois

Subject to : 1980 taxes and subsequent years Covenants, conditions, public utility easements, and restrictions of record

101400
1-9038-C2

Walter J. Wojnarowski
Notary Public in and for Cook County, Illinois

COOK CO. REC. DIV. 101400



STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT. OF REVENUE

36.50

REAL ESTATE TRANSACTION TAX 36.50

SUBJECT TO

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth. Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to result in the said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey any title or without consideration, to convey said real estate or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend lease, upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and options to renew, leases and options to lease, in whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said real estate, or any part thereof, with real or personal property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said real estate or any part thereof, and to deal with said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, in any way similar to or different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said Trustee, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or proceeds, or to be advanced on said real estate, or be obliged to see that the terms of this deed or any other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) relying upon or claiming an interest in such conveyance, lease or other instrument. (a) That at the time of the delivery thereof the trust created by this Indenture and by said Trust Agreement was in full force and effect, (b) that said conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Indenture and in said Trust Agreement or in all amendments, if any, and binding upon all beneficiaries hereunder, (c) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully and lawfully qualified with all the title, estate, rights, powers, authorities, duties and obligations of his, his or their predecessors in trust.

This conveyance is made upon the express understanding and condition that neither Ford City Bank and Trust Co., individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate shall be the sole responsibility of the Trustee and shall not be a charge or lien against the real estate or the proceeds therefrom. All persons and corporations who receive and what ever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest in each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the earnings, if any, and proceeds arising from the sale or any other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, if any, and proceeds thereof as aforesaid, the intention hereof being to vest in said Ford City Bank and Trust Co. the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided, and said Trustee shall not be required to provide the said Registrar with a copy thereof, or of any extracts therefrom, as evidence that any transfer, charge or other dealing involving the registered lands is in accordance with the true intent and meaning of the trust.

And the said grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 7th day of June, 1981.
ANGELINE R. GULINO (SEAL)
ANGELINE R. GULINO (SEAL)

Prepared by: Richard Wojnarowski 11212 S. Harlem Worth, Ill.

State of Illinois }
 County of Cook } SS. I, Richard Wojnarowski, a Notary Public in and for said County, in the state aforesaid, do hereby certify that ANGELINE R. GULINO, a widow and not since remarried,

personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.
 Given under my hand and notarial seal this 25th day of June, 1981.

RICHARD WOJNAROWSKI
 Notary Public

GRANTEE
 MAIL TO: FORD CITY BANK AND TRUST CO.
 7601 South Cicero Avenue
 Chicago, Illinois 60652

7811 W. 102nd St.
 Palos Hills, Ill.

This space for affixing stickers and Revenue Stamps

Document Number

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COOK COUNTY CLERK'S OFFICE

RECEIVED

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1981 MAIL

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